

AN ACT

relating to the use of a broker for the sale or lease of real property by the Dallas County Hospital District.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Subchapter C, Chapter 281, Health and Safety Code, is amended by adding Section 281.059 to read as follows:

Sec. 281.059. DALLAS COUNTY HOSPITAL DISTRICT; BROKER AGREEMENTS AND FEES FOR SALE OF REAL PROPERTY. (a) In this section:

(1) "Broker" means a person licensed as a broker under Chapter 1101, Occupations Code.

(2) "District" means the Dallas County Hospital District.

(b) Except as provided by Subsection (c), the Dallas County Hospital District may contract with a broker to lease or sell a tract of real property that is owned by the district.

(c) The district may not contract with a broker who is related within the third degree of consanguinity, as determined under Chapter 573, Government Code, to:

(1) a member of the board of hospital managers of the district; or

(2) a public official who serves on the Dallas County Commissioners Court.

(d) The district may pay a fee if a broker produces a ready,

1 willing, and able buyer to purchase a tract of real property.

2 (e) If a contract made under Subsection (b) requires a  
3 broker to list the tract of real property for sale for at least 30  
4 days with a multiple-listing service used by other brokers in the  
5 county in which the real property is located, the district, on or  
6 after the 30th day after the date the property is listed, may sell  
7 the tract of real property to a ready, willing, and able buyer who  
8 is produced by any broker, including a broker described by  
9 Subsection (c), using the multiple-listing service and who submits  
10 the most advantageous offer.

11 (f) The district must post a notice of intent to sell the  
12 real property in a newspaper of general circulation, not less than  
13 once, at least 14 days before the date the district accepts an offer  
14 produced by a broker.

15 (g) The district may sell a tract of real property under  
16 this section without complying with the requirements of Section  
17 [272.001](#), Local Government Code.

18 SECTION 2. This Act takes effect immediately if it receives  
19 a vote of two-thirds of all the members elected to each house, as  
20 provided by Section [39](#), Article III, Texas Constitution. If this  
21 Act does not receive the vote necessary for immediate effect, this  
22 Act takes effect September 1, 2017.

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President of the Senate

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Speaker of the House

I certify that H.B. No. 3178 was passed by the House on May 4, 2017, by the following vote: Yeas 140, Nays 0, 5 present, not voting; and that the House concurred in Senate amendments to H.B. No. 3178 on May 24, 2017, by the following vote: Yeas 138, Nays 0, 4 present, not voting.

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Chief Clerk of the House

I certify that H.B. No. 3178 was passed by the Senate, with amendments, on May 22, 2017, by the following vote: Yeas 30, Nays 0, 1 present, not voting.

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Secretary of the Senate

APPROVED: \_\_\_\_\_

Date

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Governor